

**MEETING MINUTES  
Town of Halfmoon Planning Board  
October 26, 2015**

Those present at the October 26, 2015 Planning Board meeting were:

Planning Board Members:        John Ouimet – Chairman  
   Don Roberts – Vice Chairman  
   Rich Berkowitz  
   Tom Ruchlicki- absent  
   John Higgins  
   Marcel Nadeau

Planning Board Alternates:     Robert Partlow  
   Margaret Sautter - absent

Director of Planning:            Richard Harris  
Planner:                                Paul Marlow

Town Attorney:                    Lyn Murphy  
Deputy Town Attorney:        Cathy Drobnny

Town Board Liaison:            John Wasielewski  
   Jeremy Connors

Rich Berkowitz opened the Planning Board Meeting at 7:01 PM

*Donald Roberts made a motion to approve the October 13th minutes, seconded by Richard Berkowitz. Motion was carried. John Ouimet and Robert Partlow recused themselves, as they were not present.*

**Public Hearing (s):**

**15.130        Lands of John White, 22 Church Hill Rd- Minor Subdivision**

**John Ouimet:** Would anyone like the notice read? (no comments). We are ready for a presentation from the applicant.

**John White:** Hello I am john white and we are applying for a minor subdivision in order to build another house sometime in the spring on this little plot, I know there were some concerns that the county had and I think Mr. Harris had already addressed those in your pre-meeting so I don't really know if you have questions for me or what exactly you would like to know.

**John Ouimet:** Let's see if the public has any questions. Would anyone from the public wish to speak? If not I close the public hearing and open it up to the board, any questions from the board? The concerns of the county have already been shared with you and you are willing to meet those concerns?

**John White:** Well, I don't think there is anything that really has to be managed.

**John Ouimet:** To the extent that you can.

**John White:** Yes.

**John Ouimet:** Ok, go ahead John.

**John Higgins:** Looking at the map the current driveway will be on lot # 2 which you could potentially sell down the road.

**John White:** Yes.

**John Higgins:** Correct.

**John White:** Potentially.

**John Higgins:** Potentially, I'm just mentioning that fact to protect yourself you may want to put some kind of an easement language in for lot 2 just so that you protect your rights to go across that driveway.

**John White:** Ok.

**John Higgins:** I had mentioned about the easement earlier but I just, looking at it now to protect your rights if you are going to sell lot 2 you may want to put easement language in so you can continue to use the driveway.

**John Ouimet:** I think that's a good point and its similar to what the county raised and you understand what it is, so can we have a motion on SEQR

*Don Roberts made a motion to declare a Negative Declaration pursuant to SEQR, Marcel Nadeau seconded the motion. Motion was carried*

*Donald Roberts made a motion to approve the Minor Subdivision application, Rich Berkowitz seconded it. Motion carried*

**John White:** Thank you very much

**15.112**      **Connor Homes Minor Subdivision ( Lands of Rucinski), 73 Staniak Road - Minor Subdivision**

**John Ouimet:** Would anyone like the notice read? (No comments) if not the applicant can come up and make a presentation.

**Stewart Messenger:** Thank you, do I get a plan up here or do I pull out my own?

**Rich Harris:** There is also a laser pointer there.

**Stewart Messenger:** That I did forget, thanks. I am Stewart Messenger with the Chasen Companies, we were here before you about six weeks ago for this project. I have with me tonight the landowner Mr. Edmond Rucinski, and the applicant Mike Connor with Connor Homes so they can help answer any questions you may have. For the public just real quickly this is a four lot subdivision of Mr. Rucinski's property there are three lots

proposed that would have houses. The remaining lands would remain undeveloped. The lot sizes are 2.6, 2.75, and 4.28 acres. The lots all conform to zoning we are in the R-8 district, they made all your requirements we have in our possession. The comments from the county planning board which don't raise any particular issues for us. We are waiting on the comments from your engineer before responding to everything that makes the most sense, since we don't have your engineers review. Back you will recall at your last meeting you referred it to them for comment and we haven't heard back yet so our thought was to make a comprehensive response to whatever they might have. Sewer that would be disposed of with onsite systems, we did deep hole test pits, we perked the lots, they are suitable. There are some wet areas on the property we are staying away from those, we proposed to get water from onsite wells. We are aware that you have a petition from some neighbors that are worried about the affect on their wells and water supply and to that we are assuming that some of the folks here tonight are here to tell you about that and we are interested in hearing about it too, because obviously its in our interest to have lots that have a good water supply to the extent that folks might have comments about wells. One of the things that we would ask is that we are here to learn from you guys is the more specific information you can tell us the better off it will be for us so , we are especially interested in knowing the depth of peoples wells if they have a problem, what they are finished in sediments or they are finished in the bedrock , and a yield information you have because that can help us evaluate these lots. So that's kind of what I have to say as a preliminary, we can answer question now or wait until we have a public hearing and answer them.

**John Ouimet:** Thank you, does anyone from the public wish to speak? If you come up use the microphone, identify yourself tell us where you live and give us your comments.

**Ed Melvin:** I reside at 18 Staniak, and I also resided at 20, I built both of those homes there. I am a plumber that's what I do, so I know a little bit about the water, I love the idea of this project, its something I envisioned doing myself even, I love the idea that he is doing it. I'm concerned with the water because there have been times, where you turn on my faucet and it goes down to nothing ya know, and I'm here again 15 years later because I was in front of the board when all those homes were proposed across from me, and there was a person on the board that said " Mr. Melvin don't worry all those homes are going in your area are going to get water there" I said great, I was concerned because of the stuff everyone was going to be putting on their lawns to care for their lawns, getting into the wells, our wells are shallow wells , our wells 58 feet and I'm going to get to that , both of those houses , identical , 20 and 18 , I was concerned those fertilizers and everything else they were putting on their lawns were going to get into the drinking water that the water my kids drink , and I didn't want that . But here I am again 15 years later I don't believe the three will be the end of this. These guys want to build these homes and try to get 3 or 4 hundred thousand dollars for these houses without public water, yea it can be done but, that's tough. My well is 58 feet it produced 5 gal a minute when I put it in, I've been pumping over 5 gallons a minute, it produced plenty of water, I believe because all the holes they have been digging and putting in foundations in that water is going away. It's been an issue, down the road and I don't want to run out again.

**John Ouimet:** Do you still have a problem with water right now?

**Ed Melvin:** This time of year no, not right now, summer time it gets dry there is not a lot of rain, like I said you get your faucet on and all the sudden it goes away to nothing, so its like, shut it off don't use the water.

**John Ouimet:** it was a pretty dry summer; did you have trouble in the summer?

**Ed Melvin:** Once this summer I did yes, like I said you have the faucet on and all of the sudden it goes away to nothing. Every now and then it will get dirty too I put a whole house filter on to take care of that, so that's pretty much solved that, you know a big one inch feed, filter, commercial grade that pretty much helps that. I have to change it all the time you know. That's it.

**John Ouimet:** Ok thank you very much. Does anyone else in the public wish to speak?

**Charlie Divorst:** I live at 41 Staniak Road, right across from where two of the lots were going to go, and in the past we have had difficulty with our water in the past, my concern is if those wells go across the street from me where am I going to be if my well dries up? My well is 153 feet deep I don't know if its in a casing or not but in the summer time when it gets real dry out we've had problems with our water supply and as far as I'm concerned those lots are up stream from me they are a little higher than me, well not higher than me, my well is lower so what imp concerned about them tapping into a stream of where my water is. I don't see why they cant run water down the road there are 18 of our homes there none of us have water and if they are going to put a subdivision in I don't see why they cant run water down the road. Not only that I don't know what the ramification are if they put those wells across from me and my well runs dry what are my options, just to drill another well? This is a very serious concern here.

**John Ouimet:** Anything else?

**Charlie Divorst:** That's all I have right now

**John Ouimet:** Thank you

**Charlie Divorst:** I'm sorry yes, over the years our water is continuously gotten worse, to where sometimes it s running black and just like Eddy we have added some more filter systems on our water supply to counter the problem, but once again we are very concerned about these additional wells going in. Thank you.

**John Ouimet:** Thank you

**John Ouimet:** Anyone else wish to speak?

**Mike Moll:** Hi my name is Mike Moll I live at 45 Staniak Road, directly across the street from the development, I am also excited about having neighbors move in having nice homes across the street the only thing is my concern is also again the water issue. My well is 55 ft I get 1 gallon of water and I drilled my well 375 ft to get storage so that if I had a problem I have some storage in the well, its not a solid well, I can run out in three hours and I feel that if there are wells going in across the street from where I am and they happen to hit my vein I am out , I would have to come up with another option or drill another well . I actually thought when the Tanski development came in we were going to get water which he is directly behind me, I know the horse farm has water, we never got it down our road because we are kind of like the forgotten people on Staniak Road at that one end the corner goes around and it s all Eds' farm so all the houses on top of the hill have just been we've been left out and it s all around us but we cant get a hold of it, to get that. So my only concern is to get the water down the road so we can support all the homes that get put up in that area. Thank you

**John Ouimet:** Thank you, anyone else from the public who wishes to speak.

**Ed Melvin:** From 18 Staniak Road, I forgot to mention they have already run the natural gas down that area if there is already natural gas there down to that area it usually goes hand in hand with what ever, never been a problem with the septics up there, both homes I put in passed for conventional we never had any issue with the septic up there its not an issue, we are all concerned with the water, That's it.

**John Oumet:** Thank you, anyone else?

**James Fuchsino:** My name is James Fuschino, I live at 47 Staniak Road right across from the new houses that are proposed, I just want to confirm everybody else's feelings, I have had a well for almost 40 years up there and we have never had a lot of water it is always a concern in the summer time, and now we have a big concern

about that, our well changing through the years its changed the different seasons of the year you know its less water or more water, odor in the water, we have a system to purify the water a treating system and it just concerns me and it seems like the water is available its close by just down at the end of the road towards Johnson Road and actually coming up in back of us Mr. Tanski is putting a development in and water is not going to be far from that end of the road either and basically that is just my concerns . Thank you

**John Ouimet:** Thank you, anyone else?

**Dave Papura:** Dave Papura 121 Johnson Road, not directly affected by this project but I also feel the concerns with the residents of Staniak Road have where we actually have a 265 foot well with a quart a minute water return and I would like to know what the town is doing about this because we were approved to build a house and now my house is worth goose eggs, I've talked to Kevin Tollisen, I've talked to water director, Tironi I think his name is I don't know a first name, I want to know what the town can do to help us . Thank you.

**John Ouimet:** Thank you, anyone else?

**John Sequaski :** My name is John Sequaski I live at 14 Staniak Road, I don't have a problem if they drill 3 wells for the 3 houses, my concern is like Eddie Marvin say if they build 20, 30, 100 houses what happen. My well, first on I drill 54, feet been fine for 1 1/2 year after that somebody drill next to on ground and I lost water and I have to drill another well 76 feet, so 76 ft I have between 18 and 20 gal a minute, that's great and I don't have a problem but I concerned down the road something happen over there like I don't know but what can I do I spend already too much money for 2 wells so that's my explanation, thank you.

**John Ouimet:** Thank you anyone else? (No comments) Now Rich Harris I understand that the planning dept received a petition will you read it into the record please

**Rich Harris:** Yes sure, it's a letter dated September 23, 2015 and it states, *We the people of the south end of Staniak Road in the Town of Halfmoon are in favor of the subdivision on Staniak Road only with municipal water and not wells. We are concerned because a few of us have run out of water; most of the wells on Staniak Road are shallow and less than 75 feet.* There is 11 entries, Ed and Dana Melvin 18 Staniak Road, Charles and Linda Vanvoorst 41 Staniak Road, Michael and Mary Moll 45 Staniak Road, Mark and Peggy Wilkes, 20 Staniak Road, Anthony and Stephanie Michare 12 Staniak Road, I apologize if I am pronouncing any of these names wrong, John and Melanie Suchocki 14 Staniak Road, I cant read this name but one that reads Mary Beth 22 Staniak Road. Susan Fuschino 47 Staniak Road, James Fuschino 47 Staniak Road, Margraet Melvin 18 Staniak Road, Michael and Mary Ronsi 23 Staniak Road. Then it lists lot # 16 vacant abandoned and lot # 10 approved building lot, and there is an attached map with their addresses show on the map and the length of waterline that would need to be extended approximately 3/10 of a mile in order to reach their homes and this development, that's it,

**John Ouimet:** Thank you, would the developer like to comment on any of the comments heard so far?

**Stewart Messenger:** Yes thank you that was helpful to hear from you folks, a couple of things, and as the petition says most of those are shallow wells. Ground water is a complex subject I'm not a hydro geologist your engineers Clough have hydro- geologists we have hydro geologists. There are well drillers that work in this area, our thought is that we get the people who are expert about water supply in this area and they get together and talk about what we've heard tonight and talk about what we know about water supply in this area.

**John Ouimet:** Thank you, any questions from the board.

**Richard Berkowitz:** Have you done a cost benefit ratio of what it would be to put the water line in and testing and drilling the wells?

**Stewart messenger:** I haven't costed it out in detail, but it would be cost prohibitive to bring the water line up for the residents just for 3 lots.

**Richard Berkowitz:** Even if you develop that fifth lot with 141 acres?

**Stewart Messenger:** Uh for one house.

**Richard Berkowitz:** Which would be in the future?

**Stewart Messenger:** Sure, we have no plans to develop that property at this time.

**John Higgins:** Don and I met with the builder out there and at the time you said you were going to contact Frank Tironi and talk to him, now Rich mentioned tonight that as far as he knows you have not contacted Frank and talked to him, is that true or have you in fact talked to Frank?

**Michael Connor:** From Connor homes. At the time we met out there it was my understanding that I think Rich you had told me Frank was going to contact us with a recommendation, that was my understanding, and we didn't hear from him so we thought there was still discussion going on about what his recommendation would be so we have not heard a recommendation at this point.

**Rich Harris:** I have not received a recommendation from Frank during this communication.

**Michael Connor:** Yea I think Don and I thought that you were going to contact Frank and talk to him about different scenarios, Don is that what you seem to remember?

**Don Roberts:** I think either way we are going to have some time to sort this whole thing out so

**John Higgins:** In any event I do think it's a good idea if these gentleman and frank do get together somehow and talk about this

**John Ouimet:** I do agree with that but I think that there might be a few other things we might ask you to do one is to do a well study get together and check and actually do a study on all of the wells in the area and share that with Clough and then we can get your Hydro geologists and Clough's consulting hydro- geologists to review what the findings are, so what I think I want to do at this point in time is leave the public hearing open and reschedule it for our next meeting in two weeks, come back, is it two or three weeks Rich?

**Rich Harris:** Its two weeks, November 9th

**John ouimet:** Come back on November 9th and we will reopen the public hearing and hear some reports on the well study the results of those conversations with the water director and see where we go

**Marcel Nadeau:** Ok will they have time to do that within the two weeks?

**John Ouimet:** Its two weeks is that realistic or do we put it off until longer?

**Stewart Messenger:** The well study, let me make sure I know what your saying, the well survey where we would ask people so what we would normally do that with a mail survey, easy enough to do and two weeks

probably not enough time for us to get it out and ask for people to respond in a timely manner and then go see clough so probably if you continue it, could we ask to be put back on the agenda when we were ready, could we do it that way?

**Don Roberts:** Are we asking for a survey or for an actual test?

**Joe Romano:** I think the survey you're speaking of is a component of the entire well study where what I think the board is asking is additionally a well test is done, you know a representative well be tested on the lot.

**Stewart Messenger:** So that's an entirely different thing which is why I'm up here to try to ask that, so what you are saying is you would like to have a test well drilled on the property and I'm seeing a lot of nods, is that in fact what you are asking us to do?

**John Ouimet:** Why don't we say that we will set a date for our second meeting in November, at least come back with a status report and tell us where we are?

**Stewart Messenger:** Yes we would like that.

**John Ouimet:** Whether or not you need more time because we only have three more meetings until the end of the year

**Stewart Messenger:** Understood and I think to be honest my client is going to want to talk about the idea of drilling a well think we would probably like to talk to some local well drillers and see if we can potentially get you some answers that you feel comfortable with out having to go to that expense is a first step.

**John Ouimet:** We want the public to feel comfortable that you know we are doing as best as we can to sort out the water issues

**Stewart Messenger:** I understand and our goal is the same here it really is.

**Richard Berkowitz:** Does it make a difference that this is the wettest time of the year? As far as doing this study?

**Joe Romano:** Um no

**Richard Berkowitz:** No?

**Joe Romano:** No.

**John Ouimet:** Ok so we will see you back on the 23<sup>rd</sup>.

**John Higgins:** John excuse me, Rich wasn't there some other comments from the county and is the applicant privy to those comments regarding site distances and driveways

**Stewart Messenger:** Yep we have them and that was from an earlier comment I didn't know if clough was going to have additional comments so we were going to hold off responding making changes to the plan until we were sure flat on everything.

**John Ouimet:** We don't really want you to hold off on the water study

**Stewart Messenger:** No, no I understand that.

**John Ouimet:** So we will schedule this for the continuation of the public hearing on the 23rd of November

**Stewart Messenger:** Fair enough

**John Ouimet:** That way you can report back and if you still need more time we will just move it on to the next meeting

**Stewart Messenger:** Fair enough

**John Ouimet:** Thank you very much.

*John Ouimet tabled the discussion for a continuation of the Public Hearing scheduled for November 23. Michael Connor agreed.*

**New Business:**

**15.128 Robin Bailey Subdivision, 42 Churchill Road - Minor Subdivision (Lot line adjustment) Subdivision**

**Robin Bailey:** Hi I'm Robin Bailey, what I propose is to my neighbor Ralph McBride is deeding over 30 more feet to my property line so I'm actually moving my property line towards his location 30 Feet. That's basically what it is; it's a minor Subdivision.

**John Ouimet:** Excuse me can you hold on for one second (speaking to people in gallery) if you are going to have a conversation can you have it outside please. I'm sorry, go ahead

**Robin Bailey:** Its an additional 30 ft that I am adding to my property, heading towards the next property which is 40 Churchill road is I think their address, you have any questions?

*John Ouimet referred this over to Marcel Nadeau to take a further look into it. Rich Berkowitz made a motion to set the Public Hearing for November 9th 2015, and Don Roberts seconded it. Motion carried*

**15.134 Liberty Mutual, 28 Corporate Drive- Change of Tenant/ Use**

**Tom Address:** Good Evening Tom Address with ABD Engineers and Surveyors, I guess I don't have a map for this one.

**John Ouimet:** I haven't seen you in a while Tom

**Tom Address:** No, I'm still around, sort of alive

**John Ouimet:** Good to see you.

**Tom Address:** Thanks, this is in the Able Park, 28 Corporate Drive Liberty Mutual is actually a tenant right now.

**Tom Address:** No problem, again Liberty Mutual is a tenant in the Able Park at 14 corporate Dr. they are actually just moving over to 28, this is about 3400 sq ft and it actually has been vacant for a couple of years so this will finally fill up that building for right now, we gave a overall summary of the amount of employees in the whole facility, its 25000 sq ft facility it has a 125 spaces and the employees only come up to about 75 so there is plenty of extra parking available

**John Ouimet:** So it's a basic downsize of their operation, correct?

**Tom Address:** It's downsized of 1000.sq ft less

**John Ouimet:** Paul, Rich have you had an opportunity to look at the parking situation out there?

**Richard Harris:** Yes there is, the office building was built for parking to handle office space of one per 200 and so this.

**John Ouimet:** No issues?

**Richard Harris:** No issues, with parking and the parking spaces meet the code for office space

**John Ouimet:** Any questions from the board?

**Don Roberts:** Is there any sign proposed for this

**Tom Address:** There isn't although the Abeles do sometimes come in with a separate sign application but I think in this one I think it just has the small sign out there at 28.

*Don Roberts made a motion on Change of Tenant/Use application, Marcel Nadeau seconded, motion was carried.*

### 15.133 North Park Tae Kwon Do, 1673 Route 9 (Healthplex) - Change of Tenant/Use

**Rich Berkowitz:** I am going to recuse myself.

**Steve Burke:** Steve Burke 1673 Rte 9, Clifton Park NY. This is a proposal for a new tenant, its North Adirondack Tea Kwon Do, single man operation going into about 1500 sq ft, he has one employee, he has 40 students and the current space was actually the previous operation was creative dance who moved to up on rte 9 where they had almost 400 students come into the site this is 40 students.

**John Ouimet:** Do you know much about his operation, do you know if he has tournaments or any reason to invite a number of outsiders into the facility on given days

**Steve Burke:** I know that he keeps his operation very small and intimate with a group of people that he has been with for years over in the Van Patten Development there in the pool house so of course he is looking to grow his business, but to my knowledge he doesn't do tournaments and his busiest times are between 4 and 7 at night which the V.A. and the other operation in that building are closed.

**John Ouimet:** Rich and Paul any issues with parking at that facility

**Paul Marlow:** We have not had any reported issues from anybody including code in recent months for this plaza.

**John Ouimet:** In theory this is a downsized operation from one that's moving out.

**Steve Burke:** Significantly yes

**John Ouimet:** Any questions from the board?

*John Higgins made a motion for Change of Tenant/Use application, Robert Partlow seconded, Motion Carried.*

**John Ouimet:** will there be a sign?

**Steve Burke:** no sign request only the sticker on the door

**John Ouimet:** if they changed their mind they would have to come back

**15.137        Book Keeping Plus, 1471 Route 9 (Crescent Commons) - Change of Tenant/ Use**

**Lyne Murphy:** Rescued herself

**Lynne Gorsin:** I am the owner of Book Keeping plus I am trying to become a tenant at Crescent Commons so that I have professional office space I have had a book keeping service for a number of years run out of my home and I would like to be able to meet with clients in an office, it would just be me and it is by appointment only so probably a maximum of two cars as far as parking.

**John Ouimet:** Do you have a sign request also or no sign?

**Lynne Gorsin:** Just in the lobby

**John Ouimet:** No sign Rich, Paul no issues with parking?

**Richard Harris:** No, no issues with parking this are a use that fits the parking allocation for that plaza so there are no issues there or citations or anything.

**John Ouimet:** any questions from the board?

*Don Roberts made a motion to approve the Change of Tenant/Use application, Marcel Nadeau seconded, and Motion was carried.*

**15.136        Valero (Halfmoon Petroleum Inc.), 1493 Route 9 - Change of Tenant / Use & Sign (Renewal)**

*Applicant failed to show, the board moved on to the next item.*

**14.040        Bisceglia Subdivision (4-Lot), Hudson River Road - Minor Subdivision**

**Duane Rabideau:** From Vanguilder & Associates here tonight representing Tom Bisceglia on the continuation of the proposed 4-Lot Subdivision. Basically its located on the east side of NYS rte 4 & 32, just north of Lower New Town Road, basically proposing to subdivide a 5 point 8 acre parcel into 4- 1.1/2 acre residential lots each of those lots will be tied into public water and public sewer, all the lots are going to use a common curb cut which is an existing driveway to this house also so this house and these 4 proposed houses would come up onto ret 32 on one spot, basically at this point and time, one other thing our understanding CHA's comments have been addressed , one of the major concerns at least from the neighbor to the south was the buffering we are proposing to leave this as a no cut buffer land preservation area so we have addressed CHA's comments , Halfmoon Fire comments and concerns of the project and also Halfmoon Waters comments. And that's our request.

**John Ouimet:** Duane you say all 4 lot s are going to come out of one driveway, the map that I have shows on lot coming out on a common driveway the existing one and three coming out of a new driveway

**Duane Rabideau:** Well all these two houses come out to here these two here and they all come out where the existing driveway is now, there is no new curb cut.

**John Ouimet:** There is no new curb cut?

**Duane Rabideau:** That's correct this curb cut is for this house right here and we are just going to tie into that and upgrade and modify the existing driveway

**Rich Berkowitz:** So all-5 lots are going to come out on one driveway?

**Duane Rabideau:** That's correct

**John Higgins:** Duane the reason we are asking this question several times is at the pre-meeting we were all looking at it and we had several different interpretations of what you were trying to show so that's the only reason why its being asked several times to make sure we are all on the same page. So I will also for a third time, just ask that the existing house plus the 4 new sites will all have a common curb cut on Hudson river rd?

**Duane Rabideau:** That's correct because the reason for that is so its one curb cut but that's the best spot where there is good site distance both ways, that's really about the only, its right in the crescent of that little hill.

**John Higgins:** When the committee was out there and we looked at that we felt that that was a good spot,

**Duane Rabideau:** Exactly.

**John Higgins:** Now I do have a couple more questions. Duane did confirm that it s all going into the same driveway which answers a lot of questions we had at the pre-meeting, I know originally the fire dept. had some major concerns I think that they requested that you upgrade the driveways to a certain weight limit, I see that each of the houses have a turnaround at the house itself, I know you probably went over this with the engineer but I thought they also requested a spot somewhere along the driveway where two vehicles could actually pass each other am I confused or was that actually part of the comments from the fire dept about this site?

**Duane Rabideau:** The talking with the Mr. Boudreau, and Rick Petuski we went over extensively the way they wanted it, what they wanted was this enough to get two vehicles in here and have this area wide enough to get two vehicles basically their operation would bring the truck in, basically stage here for either one of these houses and he said we have no problem backing up here and using this as our exits out and the same thing with this for Stage here back out to here and back out.

**John Higgins:** Ok I knew there was a comment about that, as long as the fire dept. is ok with it, and the other thing is going to be a fire hydrant located at the junction of the two driveways?

**Duane Rabideau:** That's correct. Right here

**John Higgins:** Ok and then so the town water main will go up to the point of the fire hydrant or will it continue through to all four houses? At what point does the town water main end?

**Duane Rabideau:** Basically this is the town main out here, this is going to be private here but this is a 6 inch water main from here to here and then also the laterals for each of the houses in the detail up here there is a water meter pit, basically all the water lines or laterals will come here, follow the main and then split to each of the houses, obviously they'll have to be sized larger than normal for the distance

**John Higgins:** And Frank Tironi has looked at this and approved it?

**Duane Rabideau:** That's correct. Yes.

**John Higgins:** That's all I had john

**John Ouimet:** Thank you john, any other questions? (No questions) my understanding is this has to go to the county but it wont be able to be heard until the 19th of November so can they have a motion to set a public hearing for the meeting on November 23rd, Marcel

*Marcel Nadeau made motion to set a Public Hearing on November 23, Rich Berkowitz seconded, motion carried, Public hearing set for November 23, 2015.*

**Duane Rabideau:** Thank you

**John Ouimet:** Anyone hear from Valero? 1493 route 9 Change of Tenant.

**Richard Harris:** We did speak to the owner this afternoon and informed him that someone needs to be present we also sent prior emails and had conversations that someone needed to be present he indicated that his son would be coming in his place.

**John Ouimet:** He knew that it would be here 7 pm

**Richard Harris:** Yes he knew 7pm correct, we talked to him as late as 3:00pm today.

*John Higgins made a motion to adjourn the meeting at 7:45pm, Rob Partlow seconded, and meeting was adjourned.*